

129.0

Map

0001

Block

0006.A

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 1,401,800 /

USE VALUE: 1,401,800 /

ASSESSED: 1,401,800 /

Total Card /

Total Parcel

1,401,800

1,401,800

1,401,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
45		JASON ST, ARLINGTON

OWNERSHIP

Owner 1:	HAMILTON CYNTHIA L
Owner 2:	
Owner 3:	
Street 1:	45 JASON ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476

PREVIOUS OWNER

Owner 1:	NEWELL MAIREEN W/TRUSTEE -
Owner 2:	MAIREEN W NEWELL TRUST -
Street 1:	45 JASON ST
Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains .307 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1860, having primarily Wood Shingle Exterior and 3386 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 0 HalfBath, 11 Rooms, and 7 Bd rms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		13371		Sq. Ft.	Site		0	90.	0.61	10									739,014						739,000	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	13371.000	649,700	13,100	739,000	1,401,800
Total Card	0.307	649,700	13,100	739,000	1,401,800
Total Parcel	0.307	649,700	13,100	739,000	1,401,800
Source:	Market Adj Cost	Total Value per SQ unit /Card:	414.00	/Parcel:	414.00

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	649,700	13100	13,371.	739,000	1,401,800		Year end	12/23/2021
2021	101	FV	630,100	13100	13,371.	739,000	1,382,200		Year End Roll	12/10/2020
2020	101	FV	630,200	13100	13,371.	739,000	1,382,300	1,382,300	Year End Roll	12/18/2019
2019	101	FV	466,800	13600	13,371.	780,100	1,260,500	1,260,500	Year End Roll	1/3/2019
2018	101	FV	472,000	13600	13,371.	574,800	1,060,400	1,060,400	Year End Roll	12/20/2017
2017	101	FV	472,000	13600	13,371.	550,200	1,035,800	1,035,800	Year End Roll	1/3/2017
2016	101	FV	472,000	13600	13,371.	509,100	994,700	994,700	Year End	1/4/2016
2015	101	FV	445,800	14000	13,371.	427,000	886,800	886,800	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
NEWELL MAIREEN	50855-584		3/10/2008		950,000	No	No		
NEWELL MAIREEN	47845-70		7/21/2006	Family	4,000	No	No		land swap w/ parcel 129-1-7
NEWELL MAIREEN	42843-135		5/20/2004	Family	99	No	No		
	11359-819		7/20/1967			No	No	N	

TAX DISTRICT

Pat Acct.	129.0-0001-0006.A
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BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
4/14/2010	311	Re-Roof	9,850					STRIP & REROOF
9/26/2006	810	Porch	12,000			G8	GR FY08	repair existg & ex

ACTIVITY INFORMATION

Date	Result	By	Name
11/24/2017	Meas/Inspect	HS	Hanne S
11/14/2008	Meas/Inspect	345	PATRIOT
11/6/2000	Hearing Chag	189	PATRIOT
11/1/1999	Meas/Inspect	256	PATRIOT
2/27/1996		PM	Peter M

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

More: N	Total Yard Items:	13,100	Total Special Features:		Total:	13,100
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